



Alteration of Gateway Determination

Planning Proposal (Department Ref: PP_2017_TWEED_003_00)

I, the Executive Director, Regions at the Department of Planning and Environment, as delegate of the Minister for Planning, have determined under section 56(7) of the *Environmental Planning and Assessment Act 1979* to alter the Gateway determination dated 8 May 2017 for the proposed amendment to Tweed Local Environmental Plan 2014 as follows:

1. Delete paragraph 2:

"I, the Acting Director Regions, Northern at the Department of Planning and Environment as delegate of the Minister for Planning, have determined under section 56(2) of the *Environmental Planning and Assessment Act 1979* (the Act) that an amendment to the Tweed Local Environmental Plan (LEP) 2014 to rezone land from 7(d) Environmental Protection (Scenic/escarpment) to R5 Large Lot Residential and amend associated planning controls at 225 Terranora Road, Banora Point, to facilitate rural residential development should proceed subject to the following conditions:"

and replace with a new paragraph 2:

"I, the Executive Director, Regions at the Department of Planning and Environment, as delegate of the Minister for Planning, have determined under section 56(2) of the *Environmental Planning and Assessment Act 1979* that an amendment to Tweed Local Environmental Plan (LEP) 2014 to rezone land from 7(d) Environmental Protection (Scenic/Escarpment) to R5 Large Lot Residential and amend associated planning controls at 225 Terranora Road, Banora Point to facilitate rural residential development should not proceed."

2. Delete conditions 1 to 6.

Dated 6th day of December 2017.


Stephen Murray
Executive Director, Regions
Planning Services
Department of Planning and
Environment

Delegate of the Minister for Planning

PP_2017_TWEED_003_00 (IRF17/181)

Mr Troy Green
General Manager
Tweed Shire Council
PO Box 816
MURWILLUMBAH NSW 2484

Attn: Stuart Russell

Dear Mr Green

**Planning Proposal PP_2017_TWEED_003_00 – Alteration of Gateway
Determination – Discontinuation of Planning Proposal**

I refer to your letter of 20 October 2017 requesting the discontinuation of planning proposal PP_2017_TWEED_003_00, which proposed the rezoning of land at 225 Terranora Road, Banora Point.

I have determined as delegate of the Minister, in accordance with section 56(7) of the *Environmental Planning and Assessment Act 1979*, to alter the Gateway determination dated 8 May 2017 for PP_2017_TWEED_003_00 (as altered) such that the planning proposal is not to proceed. The Alteration of Gateway Determination is enclosed.

In making this decision, I have considered Council's request that the proposal not proceed and note the proponent's advice that a new planning proposal may be submitted for Council's consideration.

If you have any questions in relation to this matter, I have arranged for Mr Paul Garnett of the Department of Planning and Environment to assist you. Mr Garnett can be contacted on 6641 6607.

Yours sincerely


Stephen Murray 6 December 2017
Executive Director, Regions
Planning Services

Encl: Alteration of Gateway Determination